

# SCOTT BROWN COMMERCIAL

SALES / LEASING / INVESTMENT / ASSET MANAGEMENT

1400 Dallas Dr, Denton, TX 76205 / (940)320-1200 / (940)320-1201 Fax

## PROPERTY SUMMARY

<b>PROPERTY:</b>	<b>9650 Bankhead HWY</b>		
<b>LOCATION:</b>	9650 Bankhead HWY Aledo, TX. 76008		
<b>ZONING:</b>	ETJ		
<b>POTENTIAL USE:</b>	Commercial / Retail / Office / Restaurant		
<b>SIZE:</b>	+/- 1,225 SF		
<b>UTILITIES:</b>	Tenants Expense - All existing to the site		
<b>SIGNAGE:</b>	Signage available per city ordinances and Landlords approval.		
<b>RATE:</b>	\$1,900.00 per Month		
<b>PARKING:</b>	Ample parking		
<b>TERMS:</b>	Negotiable		
<b>TI:</b>	Negotiable		
<b>COMMENTS:</b>	Take advantage of a great opportunity to lease space zoned ETJ located right off Bankhead Hwy. High car traffic / High visibility / High Demand Area in Aledo area. Endless options for retail, restaurant, or office space.		
<b>CONTACT:</b>	<b>Ann Ashmore</b>	(817) 688-4238	Ann@SBPCommercial.com
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